

## 322 OXBOW PARK DR, WASAGA BEACH, ON L9Z 2V6, CANADA

<https://gtarealestates.com>

Turn key, FULLY FURNISHED, year-round, waterfront raised bungalow, just in time for summer! Grill and chill under the gazebo on the walkout deck or by the fireside on the lower patio, or take a ride down the Nottawasaga River in the 12' motorboat or paddleboat (both boats included). Pride of ownership is evident throughout the...

**\$720,000**

- 3 beds
- 3 baths
- Single Family
- Single Family
- 1100 - 1500 sq ft



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## Rooms & Units Descr

**RoomType1:** Bathroom

**RoomLength1:** 1.32

**RoomDimensions1:** 1.32 m X 1.45 m

**RoomLevel2:** Lower level

**RoomWidth2:** 2.26

**RoomType3:** Dining room

**RoomLength3:** 7.57

**RoomDimensions3:** 7.57 m X 2.87 m

**RoomLevel4:** Lower level

**RoomWidth4:** 3.05

**RoomType5:** Kitchen

**RoomLength5:** 2.7

**RoomDimensions5:** 2.7 m X 3.3 m

**RoomLevel6:** Main level

**RoomWidth6:** 2.61

**RoomType7:** Family room

**RoomLength7:** 3.83

**RoomDimensions7:** 3.83 m X 2.92 m

**RoomLevel8:** Main level

**RoomWidth8:** 1.6

**RoomType9:** Bedroom

**RoomLength9:** 3.83

**RoomDimensions9:** 3.83 m X 2.6 m

**RoomLevel10:** Main level

**RoomWidth10:** 1.5

**RoomType11:** Bedroom 2

**RoomLength11:** 3.35

**RoomDimensions11:** 3.35 m X 2.39 m

**RoomLevel12:** Main level

**RoomWidth12:** 2.69

**RoomLevel1:** Lower level

**RoomWidth1:** 1.45

**RoomType2:** Laundry room

**RoomLength2:** 1.9

**RoomDimensions2:** 1.9 m X 2.26 m

**RoomLevel3:** Lower level

**RoomWidth3:** 2.87

**RoomType4:** Family room

**RoomLength4:** 5.18

**RoomDimensions4:** 5.18 m X 3.05 m

**RoomLevel5:** Main level

**RoomWidth5:** 3.3

**RoomType6:** Dining room

**RoomLength6:** 3.83

**RoomDimensions6:** 3.83 m X 2.61 m

**RoomLevel7:** Main level

**RoomWidth7:** 2.92

**RoomType8:** Bathroom

**RoomLength8:** 1.9

**RoomDimensions8:** 1.9 m X 1.6 m

**RoomLevel9:** Main level

**RoomWidth9:** 2.6

**RoomType10:** Bathroom

**RoomLength10:** 2.16

**RoomDimensions10:** 2.16 m X 1.5 m

**RoomLevel11:** Main level

**RoomWidth11:** 2.39

**RoomType12:** Bedroom 3

**RoomLength12:** 2.29

**RoomDimensions12:** 2.29 m X 2.69 m



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## Location Details

**City:** Wasaga Beach

**Province:** Ontario

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## Property Details

**SubdivisionName:** Wasaga Beach

**Levels:** 1

**FrontageLength:** 40 ft ,6 in

**ArchitecturalStyle:** Raised bungalow

**Stories:** 1

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## Property Features

**Flooring:** Hardwood,Ceramic,Laminate,Linoleum

**HeatingFuel:** Natural gas

**Cooling:** Central air conditioning

**OpenParkingYN:** False

**AttachedGarageYN:** False

**FireplacesTotal:** 1

**ViewYN:** True

**WaterfrontYN:** True

**Sewer:** Sanitary sewer

**Heating:** Forced air

**CoolingYN:** True

**ParkingTotal:** 7

**GarageYN:** True

**CarportYN:** False

**PoolYN:** False

**View:** Direct Water View

**WaterBodyName:** Nottawasaga River

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## Courtesy of

**OfficeName:** JN REALTY

**Office ID:** 276020

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details



**ParkingTotal:** 7

**ArchitecturalStyle:** Raised bungalow

**Heating:** Forced air

**Sewer:** Sanitary sewer

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## Amenities & Features

**Waterfront available:** Yes

**OpenParkingYN:** No

**AttachedGarageYN:** No

**GarageYN:** Yes

**CarportYN:** No

**PoolYN:** No

**CoolingYN:** Yes

**Cooling:** Central air conditioning

**Total Fireplaces:** 1

